

REAL ESTATE NEWS, CITY AND SUBURBAN

Quite a Busy Week in Realty for the Mid-Summer Season.

ACTIVE INQUIRY FOR SMALL PROPERTY

Rental Agents Kept Going—Demand Likely to Exceed Supply. More Houses and More Apartment Mansions Needed to Meet Inquiry.

During the past week the real estate agents have been busy enough, that is to say, the most of them have been, and on the whole, the conditions show decided improvement over the week previous. It is true that the volume of business transacted when measured in dollars and cents was not any larger than the previous week, but there were more transactions and a good deal more of work necessary to make these transactions. That, of course, was due to the fact that in the main the deals were of a small character. As much time and as much work may be required to complete a small deal as a large one, and that is why the agents have not had during the past week anything like a holiday. Many deals were closed, the larger portion of them being practically consummated, but not finally wound up by the passing of deeds.

Most of the sales, in fact all of them, were on the small order, ranging from less than \$1,000 to say about \$4,000 or \$5,000. Considering the season, this was considered very active business.

All the agents report active inquiry for the smaller properties, say from \$2,500 up to \$8,000, but it is the kind of inquiry which seems to say: "I am in no special hurry, I am just getting posted with a view of investing when the weather gets cooler."

A few sales were made. Farm land, well attended, and nearly every piece of property offered was sold, only two, so far as heard from, being taken in.

Perhaps the largest sale of the week was made by McVeigh & Gilman. They sold the famous Acker Stock Farm of forty acres at \$255 per acre. Messrs. Clyde W. Saunders and Anthony T. Griffith were the purchasers. It is understood that the gentlemen will make more improvements and continue the place as an up-to-date stock farm.

Among the auction sales Messrs. J. Thompson Brown & Company report the following: The dwelling No. 1102 Moore Street, \$15,000, to James and Mary Thomas; three dwellings on Jacquelin Street for \$2,250, to J. F. Yeaman and E. K. Baber, and several vacant lots on the same street for from \$8 to \$10 per front foot.

Many Small Sales. Among the private sales made by this firm were the following: A Floyd Avenue dwelling and adjoining lots, for \$4,150; a thirty-two foot wide lot on Floyd Avenue, near Cedar Street, for \$1,260. Mr. Wenzel, the purchaser of this lot, has already obtained a permit to build a residence.

Other property sold by Brown & Co. include the home, No. 12 Taylor Street, to Mrs. Beale J. Draper, for \$2,000; a framed store on Calhoun Street, to Mrs. Sarah Cohen, for \$700, and a twenty-seven foot lot on Auburn Avenue, to R. C. Jones, for \$125.00 per front foot.

Payne & Corling report the sales of three pieces of property aggregating a little more than \$5,000. J. A. Connelly & Co. sold two pieces for \$5,100. Blount & Purcell sold \$10,500 worth during the week, and their books show that they have sold during the month something over \$25,000 worth. Richeson & Crutchfield report a fairly busy week, with sales of small properties amounting to about \$10,000.

Ginter Park Development. There has been the usual activity in the suburbs. Good sales have been made in Highgate Park, Brookland Park, Barton Heights, and elsewhere. Mr. Gover, the sales agent for Ginter Park, reports active inquiry. Two good sales were made during the week and a half-dozen more put on the market. This Ginter Park venture has been one among the most profitable suburban developments in the South. The place is being built up in a very substantial manner and with the most modern architectural types. New ideas usually found in the suburbs of the larger cities North and West, where the advantages of suburban life were recognized years ago, in Ginter Park there is a constant effort to better things and to have houses and landscape harmonize.

Few places anywhere can show such a large amount of excellent development in every way in so short a period, and when the comparatively small population of Richmond is considered, the results are almost beyond belief. Ginter Park is a shining example of what can be done in this direction, and its success is well merited.

Richmond Needs More "For Rent." The rental agents, both in the city and the suburbs, are finding a plenty of work to do. There is a very active demand for houses, and one of the oldest agencies in the city yesterday expressed the opinion that when the first day of September rolls around the "rental lists" will be smaller than ever before known in this city. Numbers of the agents have already exhausted their lists, or at least they have rented all of the strictly desirable houses they had on hand.

The Raleigh apartment house, corner of Harrison and Franklin Streets, not yet completed, has been rented already, save one apartment, and the Hanover, corner of Adams and Franklin, which will not be ready for occupancy until about the first of December, is being taken very rapidly. The agents, Messrs. McVeigh & Gilman, think they will have more apartments there to offer after the first of September. Richmond needs more homes for rent, and more apartment houses. There is yet a wide opening for men of large means to invest in this line, and it will be a dead sure investment.

AN INVITING FIELD FOR OUR TOBACCO

Attention Drawn to the Fact That Denmark Offers Fine Opportunities.

GROWS VERY LITTLE FOR HER OWN USE

Weed Grown in America Bought by German Importers for Cash and Sold to Danish Dealers on Credit—Tobacco in the United Kingdom.

Times-Dispatch Bureau, Munsey Building, Washington, D. C., July 18. It would appear as though Denmark were an inviting field for the export of Virginia, Tennessee and Kentucky tobacco. Nearly all the tobacco used in Denmark now comes from Hamburg, Bremen and Amsterdam, according to Consul-General Frank R. Mower of Copenhagen. It appears that the large dealers in the cities mentioned pay cash for American tobacco and sell to Danish dealers on credit. The question is, why cannot Americans credit Danish importers as safely as they can be credited by German importers?

Denmark imported 12,116,101 pounds of tobacco in 1906. Of this amount only 698,630 pounds came directly from the United States. There is no government aid or encouragement for the production of tobacco in Denmark. Relatively very little tobacco is grown in Denmark, the amount reaching only about 100,000 pounds, none of which is of a superior quality, and all of it used solely for "long smoking"—that is, in a pipe with a very long stem. None of the tobacco imported from the United States is used in this way; consequently no native tobacco is used as a substitute for American export types of tobacco. Virginia tobacco is used for short pipe smoking, and that from Kentucky, or "roll tobacco," for chewing.

The cigars manufactured in Denmark are made from Brazilian and Java tobaccos. No cigars are manufactured from American tobacco because it is considered too strong. American cigarettes are imported, but no cigarettes are manufactured. In recent years most of the cheap cigarettes are imported from Russia, and the better cigarettes are Egyptian, Turkish or Turkish tobacco, or a high grade of Egyptian cigarettes, in the manufacture of which some American tobacco is used. The consumption of cigarettes in Denmark is about 100,000,000 annually.

Tobacco in the United Kingdom. The situation in the United Kingdom, according to Consul-General Wynne, of London, is quite different. The total imports of tobacco into that country in 1906 amounted to about 102,000,000 pounds. Of this amount, 29,000,000 pounds came from the United States. Imports from other countries consisted largely of cigarettes.

Some tobacco is grown in Ireland, but not elsewhere in the United Kingdom. Under the special report of the department of Agriculture for Ireland, issued in 1907, it is stated that the experiments in the growing and curing of the tobacco crop were continued in 1906, and the crop was successfully harvested at all the centers. The tobacco leaf will not, however, be marketed for some time, so that the financial results cannot be stated. In order to allow experiments to be carried to a conclusion, the chancellor of the exchequer consented to extend to ten years the period of five years originally granted, during which the rebate of duty will be allowed on tobacco grown for experimental purposes.

The French Tobacco Monopoly. The importation, manufacture and sale of tobacco in France is a strict government monopoly, from which the state derived in 1906—an average year—a revenue amounting to \$93,080,653. Tobacco leaves and stems are imported free of duty by the government, but this is prohibited in the case of private firms or individuals.

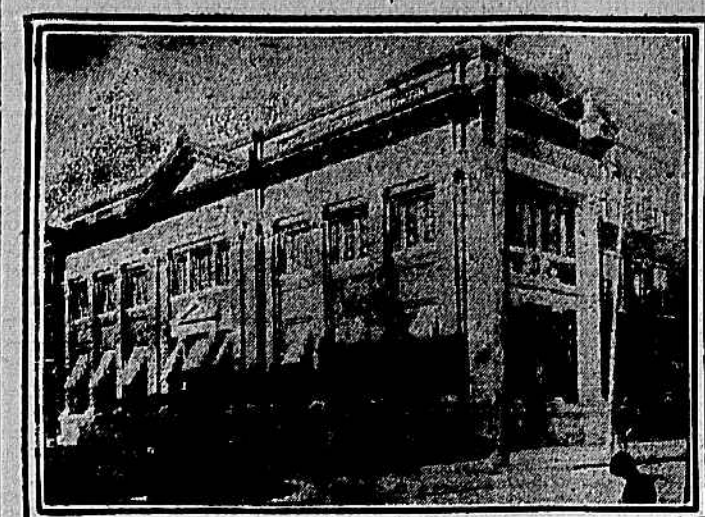
The importation of manufactured tobacco in any form—cigars, cigarettes, smoking tobacco, etc.—is limited to ten kilos (twenty-two pounds) per annum, which may be imported by a person for his own use, under special permission to be obtained from the Minister of Finance. When imported for per capita use, cigars and cigarettes are subject to a duty of 50 francs per kilo (\$8.66 per 22 pounds); snuff, chewing and smoking tobacco, 15 francs per kilo (\$2.29 per 22 pounds), with the exception of Turkish tobacco, which is a duty of 25 francs per kilo (\$4.32 per 22 pounds).

The quantity imported under these conditions by individuals is inconsiderable, and the great bulk of the importation, as well as the entire manufacture and sale of tobacco in France, is handled by the "regie," or government bureau maintained for that purpose.

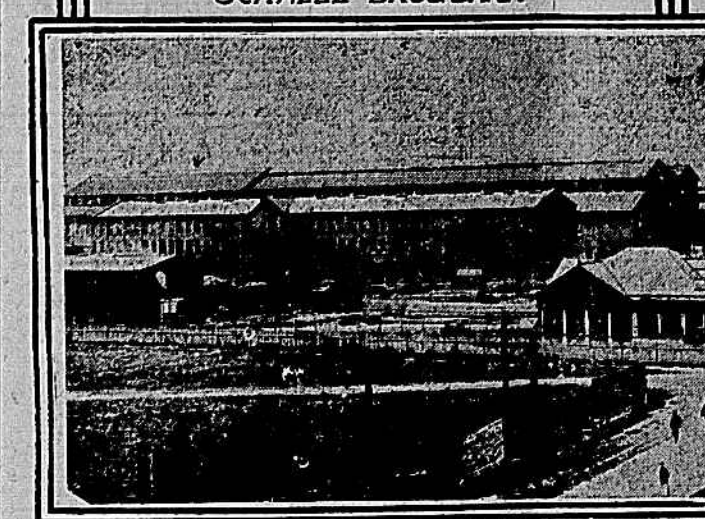
Annual Imports. The imports of tobacco and tobacco manufactures into France in 1906 were as follows: Leaf tobacco and stems, 68,712,817

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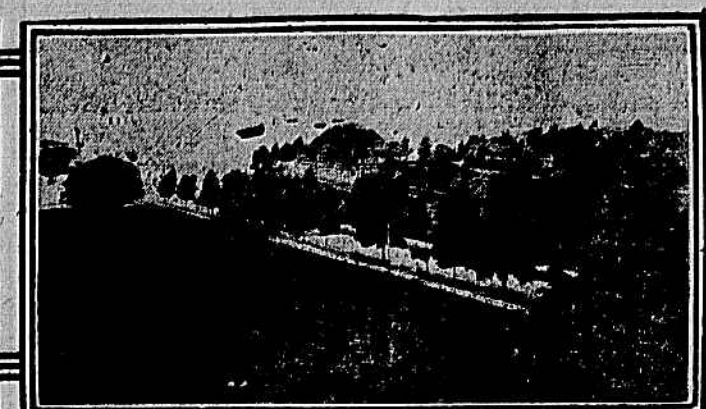
BRIGHT SCENES IN NEWPORT NEWS



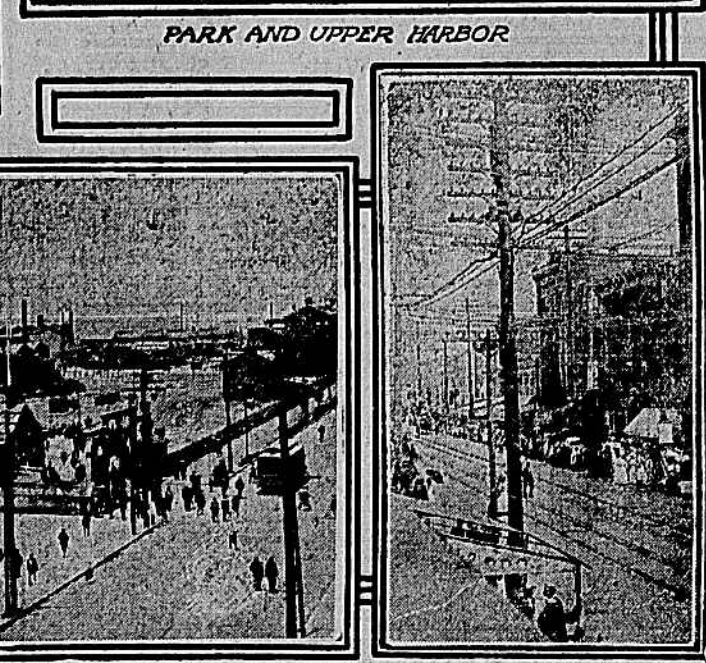
SCHMELZ BROS BANK



SHIP YARD



PARK AND UPPER HARBOR



BARGAIN DAY ON WASHINGTON AVE

GO OVER STATE AND SHOW HOW TO FARM

Five Parties, With Especially Equipped Cars, to Give Demonstrations in North Carolina.

RALEIGH, N. C., July 18.—There are being equipped here two special cars of farming and household implements to be carried out over sections of the Southern Railway in the next few weeks with one of the five parties who will hold farmers' institutes, the five parties to go into nearly every county in the State. One of the cars is being equipped with improved gasoline and other ranges, on which ladies of the party, notably Mrs. Hutt and Mrs. Hollowell, the latter of Goldsboro, will demonstrate their uses and the preparation of a great number of the simpler dishes. This is in addition to instruction to the farmers' wives and daughters in all manner of domestic science. In this connection will be churning, separating and other appliances. In the second car will be farming implements, such as plows, harrows, planters, fertilizer distributors and a great number of other classes of farming implements. In charge of the institutes in these cars will be used will be State Veterinarian T. B. Butler, and will hold institutes in Cleveland, Gaston, Mecklenburg, Guilford, Davidson, Caswell, Rockingham, Forsyth, Alamance, Johnston, Wake, Orange, Rowan, Cabarrus, Alexander, Catawba, Burke, McDowell and Rutherford counties.

Of the other four parties to be out holding institutes, one starts from Lenoir County Monday, taking in the tobacco counties along the north border of the State, with Franklin Sherman, State entomologist, in charge; another starts from Chatham county Tuesday, with Professor F. L. Stevens, of the Agricultural and Mechanical College, in charge, and visits Bladen, Moore, Cumberland and other counties; the third of that section; still another starts from Supply Tuesday, with C. B. Williams in charge, and visits different points in practically the same counties as those to be visited by the party under Professor Stevens. The fifth party, with T. B. Parker, of the State Department, in charge, will go into Winston, Nash, Green and adjacent counties of that section.

OUTLOOK IS GOOD

Prospects in Southern Very Promising.

GREENSBORO, N. C., July 18.—The cry of so-called hard times heard in some parts of the country is not heard here. Farmers have, upon the whole, the best prospects for a crop this year they have had in many years. The wheat harvest is over, and a good yield is being reported. Tobacco and corn crops are in good condition and growing nicely. The seasons so far have been all that could have been desired. The price of tobacco, it is thought, will be as good as last season, which was marked by the most satisfactory prices obtained in a number of years. The average planted is considerably more than in 1907.

The farmers are getting closer together on what is best for their interests, and they are realizing that their hope of success in farming and getting what their crops are worth lies in their thorough organization, which is nearer completion now than ever before. This season a large number will join the Dark Tobacco Growers' Association, who have not seen their way clear until now to do so.

TO HAVE ELECTRIC LIGHTS

Gardensville Plant Nearly Ready for the Service to Begin.

(Special to The Times-Dispatch.) GARDENSVILLE, VA., July 18.—The new power-house is completed, and the new line of electric lights put in. The plant, with the other new machinery, will soon be put in place, assures Gardensville as good electric light as any town in the State. Mr. H. F. Goode has purchased from Mr. W. O. Blakey an admirable lot immediately on the Chesapeake and Ohio line, on which he will erect a large flouring mill. Work has already been begun and will be rushed to completion.

FIFTEEN MILLION IN SOUTH AFRICA

British Company to Spend Vast Sum in the Development of Rhodesia.

BY FRANK G. CARPENTER.

(Special Correspondence of The Times-Dispatch.) Salisbury, Rhodesia.

Within the past few weeks the British South Africa Company has increased its capital to \$15,000,000. This company is perhaps the greatest land and development syndicate in the world. It compares with the Dutch company, which owned Java, and with the East India Company, which had so much to do with making Hindustan a British possession. It is far greater than the Hudson Bay Company, and at the height of its power, and prospectively its riches are beyond the dreams of avarice. The company owns and controls the vast territories of the part of Africa which were acquired by Cecil Rhodes when he made his great expedition from Kimberley northward, and he conquered some of the tribes and made treaties with others, and at the end had added to the British empire a principality greater than France and Germany combined. It comprised all of the almost one-half million square miles, going northward to the Congo Free State and Lake Tanganyika.

Rhodes was granted by the English crown the right to govern and develop this property, and he organized the British South Africa Company for that purpose. The start was made with a capital of \$5,000,000, and by 1904 its capital had been increased to \$30,000,000. All of this money has been spent on the property.

Several thousand miles of railroads have been built, numerous towns established, many farms sold and developed, and gold mines opened, out of which \$45,000,000 or \$50,000,000 have been taken. So far no dividends have been paid, but the company has recently been meeting its expenses, and at its last meeting of the stockholders it was decided to issue \$3,000,000 additional shares, and this new money will probably make the syndicate pay its dividends.

I am writing this letter at Salisbury, which is the capital of Rhodesia, and where are also the chief administrative offices of the British South Africa Company. During my stay here I have had a talk with Sir William H. Milton, the governor of the colony. He is one of the chief officials of the syndicate, and has been connected with the company from its beginning. He was the private secretary of Cecil Rhodes, and he has been connected with the administration of Rhodesia since 1897, and he knows like a book the country and everything connected with it.

I met Sir William Milton at the government house, a beautiful one-story bungalow, which is about two miles from the business center of Salisbury. The house is surrounded by well kept grounds filled with flowers and tropical plants. It is beautifully furnished, and the administrator lives quite as comfortably here as he could in England. Said Sir William H. Milton: "You ask me to give you a bird's-eye view of Rhodesia. It would take a strong body to fly over it in a short time, and one with sharp eyes to see it all. Southern Rhodesia alone is an empire in itself. It is more than one sixth larger than Great Britain and Ireland, and it has great areas of good farming lands. It is full of minerals. Within the past few years a number of small gold mines have been opened, and the output from these is steadily increasing both in quantity and quality. Gold mining in the Transvaal requires an enormous capital. Here it can be done upon a small scale, and we are finding good paying propositions scattered over the country. "These already discovered cover more than 5,000 square miles, and we now have several hundred companies and syndicates at work. We have already taken out something like \$2,000,000 or \$10,000,000 worth of gold, and we know that we have silver, copper, diamonds and lead. We have good coal mines at Wankie, about 200 miles northwest

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CHASE CITY IS ON A BUSINESS BOOM

All Signs of Hard Times Disappear—New Wood-Working Plant Coming.

(Special to The Times-Dispatch.)

CHASE CITY, VA., July 18.—It is now definitely settled that Mr. Connor, who recently bought a large tract of splendid timber land near Chase City, will install a woodworking plant. It is understood that the plant will be equipped with up-to-date machinery and a large force of hands will be employed to turn out box shooks, staves and barrel headings. In fact, all of the timber on the tract will be manufactured on the grounds. An evidence that the tight times are no longer a trouble is found in the fact that the Chase City Manufacturing Company is now employing the normal force and turning out the usual number of wagons. The Hub, Spoke and Lumber Company is also rushed with orders, and no one would think there have ever been any hard times talk around that plant.

The very fine crop of wheat that has been harvested within a circle of ten miles around Chase City and the fact that the farmers are every year increasing their wheat acreage have revived interest in a flouring mill here. The right kind of man will find encouragement to locate here and erect a roller mill. It is more than likely that a free site would be offered as one inducement, and it is quite sure that local capital would join in with him.

Interest is being revived in the once talked of trolley line from here towards Blackstone, to connect Chase City with the Virginia Railway and the Norfolk and Western. Such a line would undoubtedly pay and capitalists would find no trouble in getting right of way.

TO BUILD NEW HOME

Mr. Spencer Given Contract for Handsome Residence in Williamsburg.

(Special to The Times-Dispatch.)

WILLIAMSBURG, VA., July 18.—Mr. Robert H. Spencer, steward of William and Mary College, has awarded a contract for the erection of a handsome residence on the corner of Scotland and Boundary Streets. The building, which will be a two-story frame structure, with attic, is to be of colonial architecture, and will cost between \$5,000 and \$6,000. Mr. R. Kemper Taylor, of Toano, was the successful bidder.

The Williamsburg Female Institute has purchased fourteen acres of land adjoining the present site. The grounds of the institute now comprise about twenty-eight acres.

PENNSYLVANIA MAN REVS FARM IN SCOTSYLANDIA

(Special to The Times-Dispatch.)

SPOTSVYLD, VA., July 18.—Mr. Vernik Revis of Montgomery county, Pa., has purchased of the A. H. Wilson heirs of this county, eighty-one and one-half acres of land, situated near the historical "Traveler's Rest." Mr. Revis will erect on the land an attractive dwelling, and also start a sawmill and a planing mill for manufacturing fine building material.

Great Demand for Granite.

(Special to The Times-Dispatch.)

SALISBURY, N. C., July 18.—The various granite quarries operating in Rowan and adjoining counties are doing a rushing business, being crowded with orders. Large forces of men have been employed recently, and many more are being called to work in order to meet the demand for the product. A portion of the granite is being shipped to distant parts of the United States, attesting the superior quality of the Rowan granite.

Crops Good, But Rain Needed.

(Special to The Times-Dispatch.)

BOYDTON, VA., July 18.—The crops of corn and tobacco are excellent in Mecklenburg, but the dry weather is having a somewhat injurious effect, and it is to be hoped that soon the crop will fall short.

KENBRIDGE SHOWS RAPID PROGRESS

Tobacco Warehouses and Wood-Working Plants Going Up. New Town Is Booming.

(Special to The Times-Dispatch.)

KENBRIDGE, VA., July 18.—Mr. J. A. Cassell, who has the contract for the erection of the two leaf tobacco warehouses here, is making rapid progress with the work. One of the houses is about half completed, and the foundations have been laid for the other. Both will be ready for business by the 1st of September. Mr. H. K. Bagley is building a large prize-house, which has already been rented by the American Tobacco Company, who will have a buyer on this market September 1st. That company will be represented by Mr. J. W. Lee, of Danville. The Imperial and the R. J. Reynolds Companies have also arranged to have buyers on the market. Several independent buyers are representing Danville, Farmville and Lynchburg houses will also be on the market.

Mr. E. A. Skillman, of New York, has bought property here, and is erecting a planing and saw-mill to do all manner of wood-working. This concern will be known as the Skillman Manufacturing Company.

Mr. M. A. Chandler has commenced the manufacture of tobacco flues in Kenbridge, and his plant is quite in addition to the manufacturing interest. Already he is doing a splendid business.

BIG PROJECT FOR VIENNA

System of Underground Railways for Letters and Parcels Planned.

VIENNA, July 18.—A project for the construction of a system of underground railways for the conveyance of letters and small parcels, to connect the sixty-four largest post-offices in the central part of the city, and the principal railway terminal of Vienna, is under consideration.

The tunnels will be carried out at such a depth that the water and gas pipes and the telephone cables will in no way be interfered with. The railway will have a total length of forty-seven miles and will be partly circular, but the principal stations will be connected by straight lines. The trucks will run on single or in pairs made up of four trucks. The loading and unloading is to take place on the ceilings of the stations, and one mail cart will hold eighty parcels.

The trains will have a speed of twenty-one miles an hour, and will run at regular intervals of five minutes. The new system will relieve traffic congestion, as 450 mail vans, with 700 horses, making about 2,500 journeys a day, in all, will be taken off the streets.

BUILDING BIG HOSPITAL

Foundation Laid and Brick Work Soon to Begin.

(Special to The Times-Dispatch.) DURHAM, N. C., July 18.—The foundation of the new Watts Hospital, which is to cost in the neighborhood of \$500,000, is now above ground. This is of concrete, and cost alone some \$20,000. In about two weeks the brick masons will begin upon this most magnificent structure, which as a philanthropic act surpasses anything in the history of the State.

It is the plan and work of Mr. George W. Watts, of this city, who years ago erected the Watts Hospital, and proposed it to Durham. The new hospital will be equipped with all the modern appliances for hospitals, and will be one of the best, if not the best, in the South. The building, three hundred and one, will stand on one of the most splendid sites in this community.

PROGRESS DINNER IN NEWPORT NEWS

Business Men of Shipbuilding Town Talk Business Around Festal Board.

MORE INDUSTRIES AND MORE BUSINESS

Not Satisfied With Being Third Among Virginia Cities—A Board of Trade to Let the World Know All About Greater Newport News.

BY FRANK S. WOODSON.

(Industrial Editor.)

I was in Newport News last week and attended at the Warwick Hotel what the originator of the movement for a greater Newport News was pleased to call a "progress dinner." Nearly 200 people, representing all classes of business and all professions, took seats at the board. A good dinner was spread, and as one of the speakers said, splendid progress was then and there made—in properly disposing of the dinner. But, in my humble opinion, a better and a greater progress was made, and it was made there that night, and it is about that I want to write a few lines.

The good city, standing where old Captain Newport landed with his good news for the starving colonists of the seventeenth century, ranks third, I believe, among Virginia cities in the matter of population, and it is hardly a quarter of a century old. It certainly ranks third in the volume of business done, if that volume be measured in dollars and cents, and it is the youngest among the Virginia cities that have gone above the 20,000 mark or even the 10,000 mark on the census books.

Some reader not familiar with the facts may at first blush question my statement made in the matter of dollars and cents Newport News does this third largest business of any city in Virginia. Well, I have not the figures to make comparisons to a dollar, but I believe the statement is correct.

Standing on One Leg.

However, it must be said that if a partial tidal wave should come along and sweep away just one industry in Newport News, and leave everything else there untouched, the town would stand nearer one hundred and third than one-third among Virginia towns in the value of the business done. Of course, I refer to the Newport News shipbuilding industry, the Dock Company. That is the industry that has made the city great. A city of more than 20,000 inhabitants grew up around this one industry, and it has apparently reached all the growth it can look for from that source.

The shipbuilding plant is indeed a great interest, employing, even in this dull season, 6,100 well-paid mechanics, and its pay rolls are simply enormous. It has been known to employ 1,000 more men, and doubtless it will be doing so again before long. One less month shall dawn and fade, but in the way of town-building, it has perhaps done its best.

More Legs Must Come. The men of Newport News realize this fact, and Mr. W. S. Copeland, who was introduced at the "progress dinner" as representing the Dock Company, the new progress movement, has been preaching in his paper, the Newport News Times-Herald, the doctrine of diversified industries. A city that stands on one leg can grow all right until it acquires a second leg, but it is not capable of sustaining. Then it will stop. It will not necessarily retrograde, certainly not as long as that one leg holds firm, but it will not grow any more.

The newspapers and the sturdy business men of Newport News, fully realize this fact, and that was why these people gathered around the tables at a "progress dinner." They came together to discuss ways and means to provide the legs to stand upon, and when they got through discussing the dinner they took on the other business and they did it in a business-like way.

Oratory and Business.

Dr. Clarence Porter Jones, the president of the Chamber of Commerce, who presided, briefly explained the object of the coming together of this enthusiastic business company, and there was indeed all sorts of enthusiasm, and it was largely increased when Dr. Jones read a letter from the president of the Shipbuilding Company heartily endorsing the progress movement, and pledging his best efforts to make it a success.

Mr. Edwin M. Quarles, the secretary of the wide-awake Chamber of Commerce, of Petersburg, who had been especially invited to be the guest of the men of progress, was introduced as the first speaker. Mr. Quarles, in a business talk that captured the company, told of the great things that can be accomplished by strictly business trade organizations. He took up the subject of commercial organization from a general, practical standpoint, and gave much interesting and valuable information. He urged the necessity of co-operation, and declared that the greatest trouble with all commercial organizations is that they are not taken seriously by the public or by the press. This he said, is because they do not take themselves seriously.

Mr. Quarles went on to say that he expected to see the movement for more progressive commercial bodies extend until a great State organization is formed.

He told of great things that have been accomplished in Petersburg by united effort, and while he made no attempt at oratory, he made a speech that struck home and put that gathering of business men to thinking, as was evidenced by the tenor of the speeches, or rather short business talks, that followed.

Mayor Burton, who is just closing a four years' term as the head of the city government, made a real old-fashioned, stirring speech. He was followed by the writer, and by Mr. Elias Peyser, Mr. Ivan H. Wise, Mr. H. G. Bickford, Rev. B. T. Wellford, Rev. W. Asbury Christian and Mr. W.

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